

Aylesford Parish Council

Planning Committee

Minutes of the Meeting held on Tuesday 8th August 2023 at Aylesford Parish Council Office, Aylesford.

Present: Councillors Smith (Chairman), Balcombe, Beadle, Mrs Birkbeck, Chapman, Craig, Ms Dorrington, Mrs Eves, Fuller, Mrs Gadd, Mrs Ogun, Rillie, Sharp, Shelly, Sullivan and Walker.

In Attendance: Melanie Randall (Clerk)

Apologies: Councillors Gledhill, Ms Oyewusi and Rowe

1. Apologies for Absence

Apologies for Absence from Councillors Gledhill, Ms Oyewusi and Rowe were received and the reasons for absence agreed.

2. Declarations of Interest

There were no declarations of interest additional to those contained in the Register of Members Interests except Councillors Mrs Eve and Smith declared an interest in item 4.4 as they are friends and took no part in the discussion or decision.

3. Minutes of the last meeting held on Tuesday 25th July 2023

It was **Resolved** that the Minutes of the meeting held on Tuesday 25th July 2023 be approved as a correct record and signed.

4. Planning Applications

4.1 TM/23/01462/FL - Sainsburys Mills Road Quarry Wood Industrial Estate, Aylesford South

Erection of plant of the roof and in the service yard of the existing store

It was **Resolved** to raise **No Objection**

4.2 TM/23/01493/FL - 18 Sedley Close, Aylesford South

Single storey front and rear extension and two storey side extension

It was **Resolved** to raise **No Objection**

4.3 TM/23/01518/PDVLR - 1 The Avenue, Aylesford South

Prior Notification for Residential Extension: (Part 1 Class A): single storey rear extension, with part pitched, part flat roof structure and lantern skylight to a depth of 4.30 m, maximum roof height of 3.95m, and eaves height of 2.25m

It was **Resolved** to raise **No Objection**

4.4 TM/23/01522/RM - Land South West of London Road And West Of Castor Park Allington, Aylesford South

Reserved Matters Application: For the approval of layout, scale, appearance and landscaping for 106 homes, together with associated drainage, open space, parking and infrastructure pursuant to OA application 19/00376/OAEA Outline Application: permission for a residential scheme of up to 106 units, associated access and infrastructure Outline application was accompanied by an ES.

It was **Agreed** to note the Condition

4.5 TM/23/01523/RD - Land South West of London Road And West Of Castor Park Allington, Aylesford South

Details of conditions 8 and 11 (Drainage) 10 (Foul drainage) 13 (Ground Levels) pursuant to planning permission TM/19/00376/OAEA (Outline Application for a residential scheme of up to 106 units, associated access and infrastructure)

It was **Agreed** to note the Condition

4.6 TM/23/01531/FL - 12 Firs Close, Aylesford South

Single storey side extension

It was **Resolved** to raise **No Objection**

4.7 TM/23/01538/RD - Land South West of London Road And West Of Castor Park Allington, Aylesford South

Details of Condition 16 (Construction Management Plan) and Condition 17 (Environmental Construction Management Plan) submitted pursuant to planning permission TM/19/00376/OAEA (Outline Application for a residential scheme of up to 106 units, associated access and infrastructure)

It was **Agreed** to note the Condition

4.8 TM/23/01543/FL - The New Aylesford Surgery Admiral Moore Drive Royal British Legion Village, Aylesford South

Demolition of existing porch and construction of new porch

It was **Resolved** to raise **No Objection**

4.9 TM/23/01549/RD - Land West of Hermitage Lane And East Of Units 4A 4B And 4C Mills Road Quarry Wood Industrial Estate, Aylesford South

Details of Condition 11 - (Site Investigation Report) 12 - (External Lighting) 13 & 14 (Drainage) (technical note) 18 (Refuse storage) 19 (Acoustic Fencing) Pursuant to planning permission TM/20/02090/FL Application under S73 of the Town and Country Planning Act 1990 (as amended): Variation of Condition 15 (highway improvements) of planning permission TM/17/03513/FL dated 29 March 2018 to allow footway width to be reduced from 3 metres to 2 metres

It was **Agreed** to note the Condition

4.10 TM/23/01552/TPOC - 26 Catkin Close, Walderslade

T1- Sweet Chestnut, Repollard to previous points. T2- Sweet Chestnut, Repollard to previous points standing in rear garden of group W6 of TPO

It was **Resolved** to raise **No Objection**

4.11 TM/23/01525/AT - Click Aylesford Frank Sando Way, Aylesford

Advertising Consent: Non illuminated sign to be constructed in full colour digitally printed ACM panels with clear laminate and white coated steel posts.

It was **Resolved** to raise **An Objection** – **The placement of the sign at the location indicated in the planning application could cause a distraction to motorists joining the motorway at this junction.**

4.12 TM/23/01551/RD - Cedar Heights 290 Warren Road, Walderslade

Details of condition 3 (External materials), 4 (Levels), 5 (Foul surface water), 6 (Noise report), 9 (Preliminary Ecological Appraisal and Ecology Bat Survey and Mitigation Strategy) and 10 (Tree Survey and Report) submitted pursuant to planning permission TM/22/01959/FL (Demolition of existing dwelling and erection of a detached 4-bedroom dwelling with basement)

It was **Resolved** to raise **No Objection**

4.13 TM/23/01566/FL - 57 Eccles Row, Eccles

Retrospective application: For a wooden, felt roofed garage and storage area, adding wooden clad walls and felted roof to an existing pagoda and imitation grass area and following the descending gradient of the boundary.

It was **Resolved** to raise **No Objection** to the application.

However, the Council wishes to make an observation regarding the dividing wall where the garage door is now. If the garage door is removed in the future for whatever reason, then the wall should be reinstated by the occupiers or Housing Association, otherwise there will be a hole left there where the garage door used to be.

4.14 TM/23/01576/OA - 2 Keefe Close, Blue Bell Hill

Outline Application: all matters reserved except for appearance, layout and scale for proposed Chalet style Bungalow in Garden of No 2 Keefe Close

It was **Resolved** to raise **No Objection subject to all reasons for refusal previously have now been addressed to the satisfaction of the Planning Authority**

4.15 TM/23/01583/TPOC - 38 Holtwood Avenue, Aylesford South

Cherry Blossom- Remove as has died. Replace with young Cherry Tree in similar position in garden. Standing in W1 of woodland Order

It was **Resolved** to raise **No Objection**

5. Proposed construction of up to 74 Dwellings at the Castledene Transport, Millhall Depot
– Information received from DHA Planning on behalf of Castledene, inviting the Parish Council to comment about this proposal at this early stage of the planning process.

The points that were raised and the questions that will be asked of DHA Planning are.

1. Should there be any S106 Planning Obligation funds from this development then could the developer consider allowing an amount to fund or help fund flat access to the other side of the train station platform, to aide disabled users and pushchairs?
2. Parking should be sufficient; how many spaces are proposed? Parking in that area is more important for residents than green space.
3. The traffic from the level crossing can be particularly bad when the barrier is down for a train, is anything being considered for implementation to help mitigate the build-up of traffic onto Hall Road?

6. Any Other Correspondence

There was no Other Correspondence

7. Duration of Meeting

7.30pm to 7.48pm